

GOWEN HOME INSPECTIONS
104 Moran Circle, Harvest, AL 35749 256.457.6734
COMPREHENSIVE WHOLE HOUSE INSPECTION AGREEMENT

(please read carefully)

Gowen Home Inspections, hereinafter referred to as GHI, agrees to perform an inspection within the limits of this agreement on the property located at _____ . The inspection will be performed for _____, hereafter referred to as the Client, for the sum of \$_____, payable upon completion of the inspection unless otherwise noted and initiated by both parties.

GHI agrees to provide an inspection for the purpose of alerting the Client to any major observable deficiencies in the condition of the property but will not discover or include latent defects or hidden defects of deficiencies. The inspection is provided for the sole, confidential and exclusive use and possession of the client and, unless agreed to in writing, the scope of the inspection shall be limited to the following:

- Structural components (visual aspects only).
- Basic electrical and plumbing systems.
- Heating and air conditioning systems (weather permitting).
- Foundation and basement (where visible).
- Kitchen and built-in appliances.
- General interior, including: walls, ceilings, floors and windows.
- Insulation and ventilation.
- General exterior, including: roof, gutter, chimney and siding.

It is agreed that the components and conditions beyond the scope of the inspection include, but are not limited to:

- Environmental problems including, but not limited to, any gas including radon, the presence of mold, lead formaldehyde, underground storage tanks, insect, or other infestations.
- Items that are not readily accessible.
- Wells, water conditions, sewer, septic systems, alarm systems, heat exchangers, humidifiers, electronic air cleaners.
- Detached buildings other than garages.
- Hidden or latent defects.
- Irrigation systems, elevators or any computer or radio controlled device. Low voltage electrical systems.

THE INSPECTION IS NOT INTENDED OR TO BE CONSIDERED AS A GUARANTEE OR WARRANTY, NOR ANY FORM OF INSURANCE, EXPRESSED OR IMPLIED, REGARDING THE ADEQUACY, PERFORMANCE, OR CONDITION OF THE PROPERTY, ITEMS AND SYSTEMS INSPECTED AND IT SHOULD NOT BE RELIED UPON AS SUCH.

It is further agreed that the inspection will not determine compliance with any or all applicable codes, laws, and regulations. The inspection is not intended to determine or appraise value of the property, to become an endorsement to buy or recommendation not to buy the inspected property.

Payment is due at time of INSPECTION. In most cases, the report shall be delivered within 24 hours of the inspection. Any notices required to be served shall be served upon GHI at 104 Moran Circle, Harvest, AL 35749, (256) 457-6734. Any dispute over the content, performance or execution of this agreement shall be governed by the laws of the state of Alabama. Any dispute concerning this matter shall be litigated in the courts of Madison County, Alabama.

This agreement constitutes the entire understanding of the parties with regard to this matter, and no statements, oral or otherwise, shall be enforceable unless made in writing and signed by both parties. Should any element of this agreement be declared void, it shall be stricken and the remaining provisions shall remain in full force and effect.

It is further understood and agreed that GHI, its officers and/or employees, assume no liability and shall not be responsible for any mistakes, omissions or errors in judgment beyond the cost of the inspection. This limitation of liability shall include and apply to all consequential damage, bodily injury or property damage of any nature.

The Client acknowledges that he/she has read this agreement in full, prior to signing name, and understands and agrees to all terms and conditions herein.

Client: _____ Date: _____

For Gowen Home Inspections _____, It's _____

Date: _____

PLEASE MAKE CHECKS PAYABLE TO: Gowen Home Inspections